

UNOFFICIAL COPY

Return To:
Innovative Title Solutions, LLC
111 West Port Plaza Drive, Ste 600
St. Louis, MO 63146
M18861-ITS
1 of 3



Doc#: 1312017031 Fee: \$64.00
RHSP Fee: \$10.00 Affidavit Fee:
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 04/30/2013 10:59 AM Pg: 1 of 3

DECEASED JOINT TENANCY AFFIDAVIT

STATE OF ILLINOIS)
COUNTY OF Cook) SS.

File Number: M18861-ITS

David E Lipp being duly sworn states that he/she resides at
4046 N Clark St unit C in the City of Chicago, State of Illinois.

That he/she was acquainted with Ellis P Lipp (deceased)
who, at the time of his/her death, was one of the owners of the land in Cook County, Illinois, commonly known as:
4046 N Clark St unit C Chicago IL 60613 and legally described in the attached legal description.

That the deceased died on August 24, 2002, as evidenced by a certified copy of a death certificate of the deceased attached hereto.

CHECK ONE:

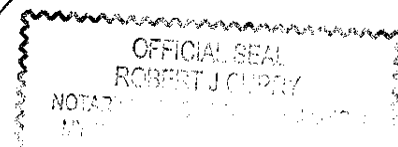
- That the deceased died: Leaving no Last Will & Testament; or
- Leaving a Last Will & Testament a copy of which is attached hereto. The original of the unproven will should be filed with the Clerk of the Probate Division of the Circuit Court of _____ County, Illinois; or
- Leaving a Last Will & Testament which was filed in the Unproven Will Box of the Probate Division of the Circuit Court of _____ County, Illinois on or about _____.

That the total value of the estate of the deceased, including both real and personal property owned by the deceased either individually, in joint tenancy or tenancy by the entirety at the time of the death of the deceased, does not exceed the sum of \$ 10,000.00.

Affiant makes this affidavit for the purpose of inducing Innovative Title Solutions, LLC to issue its Title Insurance Policy, describing the above mentioned property.

Subscribed and sworn to before me this 4 day of February, 2013.
X David E Lipp
(Affiant's Signature)

Robert J Curry
Notary Public



DONE AT CUSTOMER'S REQUEST

N
B
N
N
N
N
N

UNOFFICIAL COPY

I HEREBY CERTIFY THAT the foregoing is a true and correct copy of the death record for the decedent named in item 1, and that this record was established and filed in my office in accordance with the provisions of the Illinois statutes relating to the registration of births, stillbirths and deaths.

DATE: AUGUST 27, 2002

SIGNED: _____

Margrit Valstien

at Cook County Department of Public Health

Official Title, Chief Deputy Registrar

REGISTRATION DISTRICT NO. **16.D**
REGISTERED NUMBER

MEDICAL CERTIFICATE OF DEATH

STATE OF ILLINOIS

STATE FILE NUMBER

1. DECEASED-NAME Illis		FIRST		MIDDLE		LAST		SEX Male		DATE OF DEATH (MONTH, DAY, YEAR) August 24, 2002	
2. COUNTY OF DEATH Cook		3. CITY, TOWN, TWP. OR ROAD/DISTRICT NUMBER Des Plaines		4. AGE-LAST BIRTHDAY (YRS, MOS, DYS) 68		5. UNDER 1 DAY HOURS, MIN, SEC 2		6. UNDER 1 DAY HOURS, MIN, SEC 3		DATE OF BIRTH (MONTH, DAY, YEAR) March 28, 1934	
7. BIRTHPLACE (CITY AND STATE OR FOREIGN COUNTRY) Kandolph Co, AL		8. MARRIED, NEVER MARRIED, WIDOWED, DIVORCED (SPECIFY) Married		9. NAME OF SURVIVING SPOUSE (MARRIAGE #) Sue Peavy		10. SOCIAL SECURITY NUMBER [REDACTED]		11. NAME OF BUSINESS OR INDUSTRY Medical Supply		12. EDUCATION (HIGHEST GRADE COMPLETED) 9	
13. RESIDENCE (STREET AND NUMBER) 782 Mark		11a. SALESMAN		13a. CITY, TOWN, TWP. OR ROAD/DISTRICT NO. Des Plaines		13b. INSIDE CITY (YES/NO) Yes		13c. COUNTY Cook		13d. HOSPITAL OR INST. (INDICATE DOA, CONTAINER #, INPATIENT, SPECIFY)	
14. FATHER-NAME Joe		15. MOTHER-NAME Wittfe		16. RELATIONSHIP Wife		17. MAILING ADDRESS (STREET AND NO. OR R.F.D., CITY OR TOWN, STATE, ZIP) 782 Mark Des Plaines, IL 60016		18. SPECIFY: None		19. AUTOPSY (YES/NO) NO	
17a. PART I Sue P. Lipp		17b. PART I Lipp		17c. PART I Wife		17d. PART I Wife		17e. PART I Wife		20. IF FEMALE, MUST THERE BE PREGNANCY IMPACT (YES/NO) NO	
17a. PART II Sue P. Lipp		17b. PART II Lipp		17c. PART II Wife		17d. PART II Wife		17e. PART II Wife		21. HOUR OF DEATH 6:35 P.	
18. IMMEDIATE CAUSE (final disease or condition resulting in death) Pneumonia		19. (a) DUE TO OR AS A CONSEQUENCE OF congestive heart failure		20. (b) DUE TO OR AS A CONSEQUENCE OF prostate cancer		21. (c) DUE TO OR AS A CONSEQUENCE OF prostate cancer		22. DATE SIGNED 8/26/02		23. ILLINOIS LICENSE NUMBER 036-078074	
22. SIGNATURE <i>Sue P. Lipp</i>		23. SIGNATURE <i>Beth G. Sperry</i>		24. SIGNATURE <i>David B. Sauter</i>		25. SIGNATURE <i>Margrit Valstien</i>		26. SIGNATURE <i>Karen L. Scott</i>		27. SIGNATURE <i>Margrit Valstien</i>	
28. NAME AND ADDRESS OF CEMETERY Willow Lawn		29. NAME OF FUNERAL HOME Dehler Funeral Home		30. NAME OF FUNERAL DIRECTOR David B. Sauter		31. NAME OF LOCAL REGISTRAR Karen L. Scott, MD		32. DATE FILED BY LOCAL REGISTRAR (MONTH, DAY, YEAR) August 27, 2002		33. ILLINOIS LICENSE NUMBER 034-011391	

DEC 03 2002

UNOFFICIAL COPY

Exhibit A

All that certain lot or parcel of land situate in the **County of Cook**, State of Illinois, and being more particularly described as follows:

THAT PART OF THE EAST 1/2 OF THE SOUTHWEST 1/4 OF SECTION 17, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN LYING WESTERLY OF THE WESTERLY LINE OF CLARK STREET, LYING EAST OF A LINE WHICH IS 100 FEET EAST OF AN PARALLEL WITH THE EAST LINE OF SOUTHPORT AVENUE, LYING NORTH OF A LINE WHICH IS 353 FEET NORTH OF AN PARALLEL WITH THE SOUTH LINE OF SAID SOUTHWEST 1/4 OF SECTION 17 AND LYING SOUTHEASTERLY OF A LINE WHICH IS 100 FEET SOUTHEASTERLY OF AND PARALLEL WITH THE SOUTHEASTERLY LINE OF BELLE PLAINE AVENUE, (EXCEPT THAT PART OF THE LAND DEDICATED FOR PUBLIC ALLEY BY PLAT RECORDED NOVEMBER 22, 1971 AS DOCUMENT 21719002), ALL IN COOK COUNTY, ILLINOIS.

PARCEL 1: (KNOWN AS UNIT 4046C)

THAT PART OF THE ABOVE DESCRIBED AS FOLLOWS:
COMMENCING AT THE SOUTHERLY LINE OF 16 FOOT ALLEY AS DESCRIBED PER DOCUMENT NUMBER 21719002 AND THE WESTERLY LINE OF NORTH CLARK STREET; SAID POINT OF COMMENCEMENT ALSO BEING THE NORTHEAST CORNER OF THE ABOVE DESCRIBED TRACT; THENCE SOUTH 23 DEGREES, 16 MINUTES, 48 SECONDS EAST ALONG THE WESTERLY LINE OF NORTH CLARK STREET 240.27 FEET; THENCE SOUTH 89 DEGREES, 59 MINUTES, 49 SECONDS WEST 63.56 FEET TO THE POINT OF BEGINNING; THENCE NORTH 00 DEGREES, 00 MINUTES, 11 SECONDS WEST 20.45 FEET; THENCE NORTH 23 DEGREES, 29 MINUTES, 47 SECONDS WEST 11.86 FEET; THENCE NORTH 66 DEGREES, 31 MINUTES, 57 SECONDS EAST 0.37 FEET; THENCE NORTH 23 DEGREES, 6 MINUTES, 48 SECONDS WEST 7.52 FEET; THENCE SOUTH 66 DEGREES, 36 MINUTES, 24 SECONDS WEST 17.65 FEET; THENCE SOUTH 23 DEGREES, 29 MINUTES, 47 SECONDS EAST 11.82 FEET; THENCE SOUTH 00 DEGREES, 00 MINUTES, 11 SECONDS EAST 20.55 FEET; THENCE NORTH 89 DEGREES, 59 MINUTES, 49 SECONDS EAST 18.83 FEET TO THE POINT OF THE BEGINNING.

PARCEL 2:

EASEMENT FOR INGRESS AND EGRESS FOR THE BENEFIT OF PARCEL 1, AS SET FORTH IN DECLARATION OF EASEMENTS, COVENANTS AND RESTRICTIONS FOR GRACELAND COURT TOWNHOMES, RECORDED AS DOCUMENT NUMBER 08128213.

Parcel ID: 14-17-315-017-0000

Property Address: 4046 North Clark Street, Unit C, Chicago, IL 60613